

# TOWN OF UNION

## Special Meeting of the Town Board & Plan Commission

### Minutes for March 22, 2007

---

The Town of Union Board and Plan Commission met in a special meeting on March 22, 2007 at the Eager Free Public Library, 39 W. Main Street, Evansville, WI. Chairman Kendall Schneider called the meeting to order at 7:04 p.m. Supervisors George Franklin and Don Krajeck were present along with Plan Commission Members Doug Zweizig, Alvin Francis, Kim Gruebling, Eric Larsen, Richard Templeton, and Marty Johnson. Town Engineer Greg Hofmeister was also in attendance with two other attendees Randy Shotliff & Brian Wyss, & Renee Exum.

**Standing Smart Growth Committee:** No current committee of such type. Doug felt the job of this committee would be to monitor the implementation and review of the Comprehensive Plan. This committee would also report to the Plan Commission. Thoughts shared to not have a standing Smart Growth Committee but to have an implementation committee. Renee Exum volunteered for the Purchase of Development Rights Committee. Thoughts to notice it in the paper.

**Intergovernmental Government Cooperation Committee:** City of Evansville changed hands. Don Krajeck will contact the City of Evansville Mayor. Both the City of Evansville and the town created committee charges but one charge has not decided upon.

#### **Ad Hoc**

Ordinances

Purchase of Development Rights

Chairman Schneider stated to advertise to the public for people interested in serving on these committees. An ordinance would be needed to create the Historical Preservation Committee as it would be a standing committee.

#### **Historical Preservation Committee**

No charge has yet been established for this committee.

#### **Action Step Timeline**

Doug stated the timeline is very ambitious.

#### **Zoning Ordinance Modifications**

A3 Utility Use

Wind power/solar power

Large Animal Siting

#### **Comprehensive Plan Map**

Changes required to incorporate wind generation.

#### **Scoring Mechanisms**

*Scoring Sheet:* Farm in Item C means crops and animals.

*Site Assessment 5+:*

- Concerns for 5+ form not specifying more details related to proximity of the proposed subdivision to other development/housing. (II.B Rewrite to "Proximity to existing,

comparable (for example, lot size) Union township, city or village development (i.e., minor/major subdivision or existing city or village development)

- V.C. Change an to “any”
- ***Other recommended changes made directly on scoring sheet and site assessment. Need to approve at Plan Commission. Revise and add description to the top of each form.***

### **Scoring Mechanism Purpose**

The purpose of the scoring sheets is to see where items didn't score well, and not necessarily the exact score. The scoring sheet is intended to identify areas for discussion.

### **Comprehensive Plan Map**

Questions about phase 1 and phase 2 developments. Promotion of development next to adjacent development.

### **Traffic Impact Studies & Item D on Site Assessment**

When should they be requested and definition of Item D. Put on Plan Commission Agenda.

### **Comprehensive Plan Maps**

Alvin questioned whether the map required a Comprehensive Plan change each time a zoning change is made. Engineer Greg Hofmeister stated “no” based on an attorney friend's opinion.

Questions for attorney include process for approving zoning changes and changes to the Future Land Use Map (#19) and whether to have the future land use map separate from the current zoning map. Eric will send something to Don regarding map changes for Don to talk to the attorney about.

### **Group Culture**

The tools help members come to the meeting with an open mind.

Letter to town attorney and town engineer should be sent so that they identify costs incurred directly by applicants shall be paid directly by the applicant. *{Clerk note: This needs clarification}*

Add info about contacting town attorney to cover sheet with application.

George Franklin moved to adjourn the meeting. Alvin Francis second. Meeting adjourned at 9:25 p.m.

Respectfully Submitted By  
Linda A. O'Leary, Clerk